



**AGENDA**  
**COLUMBUS BOARD OF ZONING APPEALS**  
**TUESDAY, JUNE 29, 2010, 6:30 P.M.**  
**City Council Chambers, City Hall**  
**123 Washington Street, Columbus, Indiana**

**ROLL CALL**

**OLD BUSINESS REQUIRING BOARD ACTION**

**Public Hearing**

- A. C/UV-10-01: Early Head Start** – a request by Early Head Start for a use variance from Zoning Ordinance Section 3.11 to allow a commercial child care facility in an RS4 (Single-family Residential) zoning district. The hours of service will be 7:30 a.m. to 5:30 p.m., Monday through Friday. The property is located at 2110 Pennsylvania Street in the City of Columbus. An off-site parking area at the rear of the house at 2127 Pennsylvania Street is proposed for employee parking.

**Public Hearing**

- B. C/UV-10-02: Early Head Start** – a request by Early Head Start for a use variance from Zoning Ordinance Section 3.12 to allow a commercial child care facility in an RE (Residential Established) zoning district / MX-OL (Mixed Density Neighborhood Overlay District). The hours of service will be 7:30 a.m. to 5:30 p.m., Monday through Friday. The property is located at 623 Lafayette Avenue in the City of Columbus.

**NEW BUSINESS REQUIRING BOARD ACTION**

**Public Hearing**

- C. C/CU-10-07: Indiana Wesleyan University** – a request by Indiana Wesleyan University for conditional use approval per Zoning Ordinance Section 3.2(B) to allow a university or college in a CR (Regional Commercial) zoning district. The property is located at 3449 Jonathan Moore Pike in the City of Columbus.

**Public Hearing**

- D. C/DS-10-06: Indiana Wesleyan University** – a request by Indiana Wesleyan University for a variance from Zoning Ordinance Section 7.2(Part 4)(B)(4)(c) to allow a drive aisle for perpendicular parking spaces to be 20 feet in width, which is 4 feet less than required. The property is located at 3449 Jonathan Moore Pike in the City of Columbus.

### **Public Hearing**

- E. C/DS-10-05: Daily Farm Market** – a request by Daily Farm Market for a variance from Zoning Ordinance Section 6.1(C)(3)(b) to allow permanent outdoor sales and display to be located in the required front setback; a variance from Zoning Ordinance Section 6.1(C)(3)(g)(i) to allow permanent outdoor sales and display to exceed the allowed lot coverage by 1,943 square feet; a variance from Zoning Ordinance Section 6.1(C)(3)(g)(iii) to allow permanent outdoor sales and display to be displayed without the required 100% opaque fence or wall that is at least 6 feet in height on 3 sides of the display area; and a variance from Zoning Ordinance Section 7.3(Table 7.7) to allow permanent outdoor sales and display to be located within the Sight Visibility Triangle. The property is located at 2255 Jonathan Moore Pike in the City of Columbus.

### **FINDINGS OF FACT**

C/FP-10-01: Griffin Industries

### **APPROVAL OF MINUTES**

Minutes of the May 25, 2010 meeting

### **DISCUSSION**

### **ADJOURNMENT**

**THE BOARD OF ZONING APPEALS MEETING IS WHEELCHAIR ACCESSIBLE. IF YOU SHOULD REQUIRE ANY ADDITIONAL ACCOMODATION, PLEASE CONTACT THE PLANNING DEPARTMENT PRIOR TO THE TIME OF THE MEETING.**